



**KING COUNTY**

1200 King County Courthouse  
516 Third Avenue  
Seattle, WA 98104

**Signature Report**

**March 5, 2007**

**Ordinance 15697**

**Proposed No.** 2006-0427.2

**Sponsors** Phillips and Gossett

1 AN ORDINANCE authorizing the vacation of a portion of  
2 NE 134th Street, File V-2501, Petitioner: Koren  
3 Koubourlis.  
4  
5

6 **STATEMENT OF FACTS:**

- 7 1. A petition has been filed requesting vacation of a portion of NE 134th  
8 Street hereinafter described.
- 9 2. The department of transportation notified the various utility companies  
10 serving the area and has been advised that easements have either been  
11 obtained or are not required within the vacation area.
- 12 3. The department of transportation records indicates that King County  
13 has not been maintaining NE 134th Street. The records indicate that no  
14 public funds have been expended for its acquisition.
- 15 4. The department of transportation considers the subject portion of the  
16 right-of-way useless as part of King County road system and believes the

17 public would benefit by the return of this unused area to the public tax  
18 rolls.

19 5. The right-of-way is classified as "C-Class" and, in accordance with  
20 K.C.C. 14.40.020, the compensation due King County is based on fifty  
21 percent of the assessed value of the subject right-of-way, which was  
22 determined from records of the department of assessments. King County  
23 is in receipt of \$1,687.32 from the petitioner.

24 Due notice was given in the manner provided by law and a hearing was  
25 held by the office of the hearing examiner on the 24th day of January  
26 2007.

27 In consideration of the benefits to be derived from the subject vacation the  
28 council has determined that it is in the best interest of the citizens of King  
29 County to grant said petition.

30 BE IT ORDAINED BY THE COUNCIL OF KING COUNTY:

31 SECTION 1. The council, on the effective date of this ordinance, hereby vacates  
32 and abandons that portion of NE 134th Street as conveyed to King County by the  
33 recording of the Plat of Lambert and Hughes Tree-View Tracts recorded in Volume 41 of  
34 Plats, Page 28, records of King County, Washington as described below:

35 That portion of the north 5 feet of the 10 foot wide westerly extension of  
36 NE 134th Street, adjacent and abutting the westerly 92 feet of the south  
37 line of Tract 11, of the Plat of Lambert and Hughes Tree-View Tracts  
38 recorded in Volume 41 of Plats, Page 28, records of King County,  
39 Washington.

40            SECTION 2. The vacation approved by this ordinance is subject to the following  
41 condition:

42            That all future maintenance of the stormwater drainage features located  
43            within the vacation area shall be the responsibility of the petitioner Marcus  
44            Womersley, his successors or assigns.

45

Ordinance 15697 was introduced on 1/16/2007 and passed by the Metropolitan King  
County Council on 3/5/2007, by the following vote:

Yes: 9 - Mr. Gossett, Ms. Patterson, Ms. Lambert, Mr. von Reichbauer, Mr.  
Dunn, Mr. Ferguson, Mr. Phillips, Ms. Hague and Mr. Constantine  
No: 0  
Excused: 0

KING COUNTY COUNCIL  
KING COUNTY, WASHINGTON



Larry Gossett, Chair

ATTEST:



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Anne Noris, Clerk of the Council

APPROVED this \_\_\_\_\_ day of \_\_\_\_\_, 2007.

**DEEMED ENACTED WITHOUT  
COUNTY EXECUTIVE'S SIGNATURE**

DATED: \_\_\_\_\_

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Ron Sims, County Executive

Attachments      A. Hearing Examiner Report dated February 8, 2007

15697

February 8, 2007

**OFFICE OF THE HEARING EXAMINER  
KING COUNTY, WASHINGTON**

400 Yesler Way, Room 404  
Seattle, Washington 98104  
Telephone (206) 296-4660  
Facsimile (206) 296-1654  
Email: hearex@metrokc.gov

**REPORT AND RECOMMENDATION TO THE METROPOLITAN KING COUNTY COUNCIL**

**SUBJECT:** King County Department of Transportation File No. V-2501  
Proposed Ordinance No. 2006-0427  
Parcel No. 867790-0400

**KOREN KOUBOURLIS<sup>1</sup>**  
Road Vacation Petition

**Location:** Portion of Northeast 134th Street

**Petitioner:** **Koren Koubourlis**  
6804 Northeast 134th Street  
Kirkland, Washington 98034  
Telephone: (206) 999-3042

**King County:** Department of Transportation,  
Road Services Division, *represented by*  
**Nicole Keller**  
201 S. Jackson St.  
Seattle, Washington 98104-3856  
Telephone: (206) 296-3731  
Facsimile: (206) 296-0567

SUMMARY OF RECOMMENDATIONS:

Department's Preliminary:	Approve road vacation
Department's Final:	Approve road vacation
Examiner's:	Approve road vacation

DEPARTMENT'S REPORT:

The Department of Transportation's written report to the King County Hearing Examiner for Item No. V-2501 was received by the Examiner on January 3, 2007.

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<sup>1</sup> Successor in petition to Marcus Womersley, original petitioner.

PUBLIC HEARING:

After reviewing the Department's Report and examining available information on file with the petition, the Examiner conducted a public hearing on the subject as follows:

The hearing on Item No. V-2501 was opened by the Examiner at 1:34 p.m., January 24, 2007, in the Hearing Examiner's Conference Room, 400 Yesler Way, Seattle, WA 98104, and closed at 1:44 p.m., except that it was continued administratively for receipt of an affidavit of the required Notice of Hearing, which was received on January 26, 2007. Participants at the public hearing and the exhibits offered and entered are listed in the attached minutes. A verbatim recording of the hearing is available in the office of the Hearing Examiner.

FINDINGS, CONCLUSIONS & RECOMMENDATION: Having reviewed the record in this matter, the Examiner now makes and enters the following:

FINDINGS:

## 1. General Information:

Road name and location:	Portion of Northeast 134th Street
Right of way classification:	Class C
Area:	460 square feet
Compensation:	\$1,687.32

2. The Notice of Hearing on the Department's report was given as required by law, and a hearing on the report was conducted by the Examiner on behalf of the Metropolitan King County Council.
3. Except as provided below, the Examiner adopts and incorporates herein by this reference the facts set forth in the Department's report to the Examiner for the January 24, 2007, public hearing and the statement of facts contained in Proposed Ordinance No. 2006-0427. The Department's report will be attached to those copies of this report and recommendation that are submitted to the County Council.
4. Maps showing the vicinity of the proposed vacation and the specific area to be vacated appear in the hearing record as exhibit nos. 9 and 11.
5. The subject right-of-way is not currently opened, constructed or maintained for public use, and is not shown to be used informally for access to any property.
6. Vacation of the right-of-way would have no adverse effect on the provision of access and fire and emergency services to the abutting subject property and surrounding area.
7. The right-of-way is not necessary for the present or future public road system for travel or utilities purposes.
8. No easements are necessary to be retained for the construction, repair and maintenance of public utilities and services.

9. The compensation required by law to be paid as a condition precedent to vacation of this road has been deposited with King County.

CONCLUSION:

1. The right-of-way segment subject to this petition is useless as part of the King County road system, and the public will be benefited by its vacation.

RECOMMENDATION:

APPROVE proposed Ordinance No. 2006-0427 to vacate the subject road right-of-way.

RECOMMENDED February 8, 2007.

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Peter T. Donahue  
King County Hearing Examiner

TRANSMITTED February 8, 2007, to the following parties and interested persons:

Comcast, Inc.  
Attn: Dianne Albright  
1525 - 75th St. SW, Ste. 200  
Everett WA 98203

John & Maureen Hawkins  
1803 NE 52nd St.  
Seattle WA 98105

Koren Koubourlis  
6804 NE 134th St.  
Kirkland WA 98034

Northshore Utility District  
Attn: George S. Matote  
PO Box 82489  
Kenmore WA 98028

Puget Sound Energy  
Attn: Sharon Scott  
P.O. Box 90868  
Bellevue WA 98009

Qwest  
Attn: Don Dauphiny  
1550 Newport Way NW  
Issaquah WA 98027

Verizon Communications  
Attn: Mike Feskens  
P.O. Box 1003  
Everett WA 98206-1003

Marcus Womersley  
6804 NE 134th St.  
Kirkland WA 98034

Kim Claussen  
DDES/LUSD  
MS OAK-DE-0100

Neil DeGoojer  
DNRP/WLRD  
MS KSC-NR-0600

Sarah Gagnon  
DNRP - Wastewater Trtmt.  
MS KSC-NR-0503

Nancy Gordon  
KCDOT/D&C  
MS KSC-TR-0431

David Gualtieri  
KCDOT/CIP & Planning  
MS KSC-TR-0317

Denise Hauck  
KC Dept. of Exec. Svcs.  
MS ADM-ES-0500

Bill Hintz  
KC DOT, Rd. Maint.  
MS RSD-TR-0100

Nicole Keller  
KC DOT, Rd. Svcs. Div.  
MS KSC-TR-0231

Kristen Langley  
KC-DOT/RSD  
MS KSC-TR-0222

Tom Lew  
KC DNRP/WLRD  
MS KSC-NR-0600

Paulette Norman  
KCDOT/RD SERV.  
MS KSC-TR-0231

Robert Nunnenkamp  
KC DNRP/Prog Dev.  
MS KSC-NR-0700

Lydia Reynolds-Jones  
KC DOT/RD SERV.  
MS KSC-TR-0231

Charlie Sundberg  
Bus. Rel. & Economic Dev.  
MS BOA-EX-2000

Kelly Whiting  
KC DOT, Rd. Svcs. Div.  
MS KSC-TR-0231

NOTICE OF RIGHT TO APPEAL  
AND ADDITIONAL ACTION REQUIRED

In order to appeal the recommendation of the Examiner, written notice of appeal must be filed with the Clerk of the King County Council with a fee of \$250.00 (check payable to King County Office of Finance) *on or before February 22, 2007*. If a notice of appeal is filed, the original and six (6) copies of a written appeal statement specifying the basis for the appeal and argument in support of the appeal must be filed with the Clerk of the King County Council *on or before March 1, 2007*.

Filing requires actual delivery to the Office of the Clerk of the Council, Room 1025, King County Courthouse, 516 3<sup>rd</sup> Avenue, Seattle, Washington 98104, prior to the close of business (4:30 p.m.) on the date due. Prior mailing is not sufficient if actual receipt by the Clerk does not occur within the applicable time period. The Examiner does not have authority to extend the time period unless the Office of the Clerk is not open on the specified closing date, in which event delivery prior to the close of business on the next business day is sufficient to meet the filing requirement.

If a written notice of appeal and filing fee are not filed within 14 days calendar days of the date of this report, or if a written appeal statement and argument are not filed within 21 calendar days of the date of this report, the Clerk of the Council shall place a proposed ordinance which implements the Examiner's recommended action on the agenda of the next available Council meeting. At that meeting, the Council may adopt the Examiner's recommendation, may defer action, may refer the matter to a Council committee, or may remand to the Examiner for further hearing or further consideration.

Action of the Council Final. The action of the Council on a recommendation of the Examiner shall be final and conclusive unless within twenty-one (21) days from the date of the action an aggrieved party or person applies for a writ of certiorari from the Superior Court in and for the County of King, State of Washington, for the purpose of review of the action taken.

MINUTES OF THE JANUARY 24, 2007, PUBLIC HEARING ON DEPARTMENT OF  
TRANSPORTATION, ROAD SERVICES DIVISION FILE NO. V-2501.

Peter T. Donahue was the Hearing Examiner in this matter. Participating in the hearing was Nicole Keller, representing the Department. There were no other participants.

The following exhibits were offered and entered into the record:

- Exhibit No. 1 Report to the Hearing Examiner for the January 24, 2007 hearing, with 14 attachments
- Exhibit No. 2 Petition transmittal letter, dated April 8, 2004 to KC Department of Transportation, from Clerk of the Council
- Exhibit No. 3 Letter of explanation from the Petitioner
- Exhibit No. 4 Petition for vacation of a County road including legal descriptions of petitioners' properties
- Exhibit No. 5 Copy of filing fee – check #1430 from the petitioners
- Exhibit No. 6 Receipt #00662 for filing fee

- Exhibit No. 7 Letter dated April 23, 2004 to the petitioner from Road Services identifying the road vacation process and requesting a revised legal description
- Exhibit No. 8 Signed, revised legal description from the petitioner dated July 16, 2006
- Exhibit No. 9 Vicinity map
- Exhibit No. 10 King County plat map of Lambert & Hughes Tree-View Tracts, recorded in Volume 41, page 28, records of King County
- Exhibit No. 11 Map depicting vacation area
- Exhibit No. 12 Copy of final agency notice dated December 29, 2005
- Exhibit No. 13 Letter dated January 30, 2006 to the petitioner from Road Services identifying DOT recommendation and requesting compensation
- Exhibit No. 14 Letter dated June 12, 2006 from Road Services to the petitioner requesting compensation
- Exhibit No. 15 Compensation worksheet
- Exhibit No. 16 Copy of compensation check in the amount of \$1,687.32
- Exhibit No. 17 Deposit receipt dated July 27, 2006
- Exhibit No. 18 Transmittal letter dated October 9, 2006 to the Council providing the recommendation of KCDOT and KC Road Engineer
- Exhibit No. 19 Ordinance transmittal letter dated September 12, 2006 from the King County Executive to Councilmember Larry Phillips
- Exhibit No. 20 Proposed Ordinance 2006-0427
- Exhibit No. 21 Fiscal note
- Exhibit No. 22 Notice of Hearing from Road Services
- Exhibit No. 23 Affidavit of Posting
- Exhibit No. 24 Copy of Warranty Deed to Koren T. Koubourlis, King County recording number 20060825001545 in the records of King County
- Exhibit No. 25 Signed, revised petition dated December 20, 2006 from Koren Koubourlis
- Exhibit No. 26 E-mail from Koren Koubourlis to Nicole Keller dated December 28, 2006 Accepting maintenance responsibilities per WLRD comments
- Exhibit No. 27 Affidavit of Publication

PTD:gao  
V-2501 RPT